

170.B

Map

0001

Block

0206.0

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised: 526,100 /

USE VALUE: 526,100 /

ASSESSed: 526,100 /

Total Card /

Total Parcel

526,100

526,100

526,100

PROPERTY LOCATION

No	Alt No	Direction/Street/City
88		PARK AVE, ARLINGTON

OWNERSHIP

Owner 1:	SIMONS VIRGINIA W	
Owner 2:		
Owner 3:		
Street 1:	11 WACHUSETT AVE	
Street 2:		
Twn/City:	ARLINGTON	
St/Prov:	MA	Cntry
Postal:	02476	Own Occ: N

PREVIOUS OWNER

Owner 1:		
Owner 2:		
Street 1:		
Twn/City:		
St/Prov:		Cntry
Postal:		

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1984, having primarily Brick Exterior and 1150 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 4 Rooms, and 1 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	B3	VILLAGE B		water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0		Sq. Ft.	Site		0	0.	0.00	6044																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
102	0.000	526,100			526,100
Total Card	0.000	526,100			526,100
Total Parcel	0.000	526,100			526,100
Source:	Market Adj Cost	Total Value per SQ unit /Card:	457.48	/Parcel:	457.48

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	526,100	0	.		526,100		Year end	12/23/2021
2021	102	FV	518,600	0	.		518,600		Year End Roll	12/10/2020
2020	102	FV	503,600	0	.		503,600	503,600	Year End Roll	12/18/2019
2019	102	FV	495,800	0	.		495,800	495,800	Year End Roll	1/3/2019
2018	102	FV	408,500	0	.		408,500	408,500	Year End Roll	12/20/2017
2017	102	FV	355,000	0	.		355,000	355,000	Year End Roll	1/3/2017
2016	102	FV	355,000	0	.		355,000	355,000	Year End	1/4/2016
2015	102	FV	331,200	0	.		331,200	331,200	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
HILL RICHARD C	20332-215		5/28/1999		177,000	No	No		
LAFEER MOHAMED	25753-315		10/23/1995		135,000	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
7/16/2021	Mail Update	JO	Jenny O
1/23/2020	Mail Update	MM	Mary M
5/22/2018	Measured	DGM	D Mann
5/6/2000		197	PATRIOT

Sign:

VERIFICATION OF VISIT NOT DATA

__/_/

Total AC/HA: 0.00000

Total SF/SM: 0

Parcel LUC: 102

Condo

Prime NB Desc

CONDO

Total:

Spl Credit

Total:

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

